








## Enormous Home Near the Best of Ellenbrook

Surrounded by parks and walking distance to three local primary schools, this colossal five-bedroom, three-bathroom family home is a blank canvas waiting to be transformed by your family.

Occupying a generous 601sqm site, with 224sqm area under the roof, this fantastic home offers spacious bedrooms with built-in robes (two with ensuite bathrooms), multiple living areas and ducted evaporative air conditioning throughout. The master bedroom includes a self-contained parents' retreat – your own private haven away from the hustle and bustle of family life.

Warm, engineered timber flooring flows throughout the open-plan living and dining area, with carpets to the bedrooms. A living area at the front of the home offers a separate space for gaming, a theatre room or formal living. Timber French doors lead to an office from the hallway - perfect for a dedicated study area or for running a home-based business.

Outdoors, there's a lovely lawn area for the kids and pets to play, with room for a pool if desired. Add your market umbrella, pot plants and some string lighting to the spacious paved courtyard to create your perfect alfresco space.

5 3 2 601m2

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| **Price** | SOLD |
| **Property Type** | Residential |
| **Property ID** | 25303 |
| **Land Area** | 601 m2 |

### Agent Details

Jonathan Marlow - 08 9402 2299

### Office Details

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
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If a large home is what your growing family needs, look no further than this exceptional property. Close to essential infrastructure such as schools, shopping and transport - and on the doorstep of the spectacular Swan Valley - this one is a 'must view'.

Register your interest today, call Tibor Kiss from Xceed Real Estate on 0412 200 188.

Property Features:

- 5 bedrooms (plus office), 3 bathrooms
- 2 separate internal living areas
- Double lock-up garage with shopping entry
- Timber and slimline Venetian blinds throughout
- Built-in robes to the bedrooms
- Walk-in pantry
- Dishwasher recess
- Electric wall oven
- Gas hotplates
- Paved alfresco
- Solar hot water system
- Ducted evaporative air conditioning
- Freestanding clothesline
- Reticulation from mains supply

Location:

- 110m to Bancombe Park
- 300m to Ellenbrook Lookout
- 440m to Arbor Grove Primary School
- 950m to Ellen Stirling Primary School
- 900m to Holy Cross College
- 2km to Ellenbrook Secondary College
- 2.3km to Ellenbrook Christian College
- 1.6km to Ellenbrook Central Shopping Centre
- 2.3km to Tonkin Highway entries
- 14km to Midland

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*